BK3754PG 320 59-2-69. # 4646

WARRANTY DEED

012971

RE TRANS

KNOW ALL MEN BY THESE PRESENTS,

NO TRANSFER TAX PAID

THAT LUCILLE B. STROUT of 42 Pleasantdale Avenue, Waterville, Maine 04901, in consideration of ONE DOLLAR and other valuable consideration paid by LUCILLE B. STROUT of 42 Pleasantdale Avenue, Waterville, Maine, WILLIAM ALBERT STROUT of Webb Road, Box 4335, Waterville, Maine 04901, GERALD ROBERT STROUT of Middle Road, Skowhegan, Maine 04976, DANIEL WHITE STROUT of 71 Roosevelt Avenue, Waterville, Maine 04901 and TIMOTHY DAVID STROUT of 139 1/2 Silver Street, Waterville, Maine 04901 the receipt whereof I to hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said LUCILLE B. STROUT, WILLIAM ALBERT STROUT, GERALD ROBERT STROUT, DANIEL WHITE STROUT, and TIMOTHY DAVID STROUT, as joint tenants and not as tenants in common, their heirs and assigns forever, a certain lot or parcel of land together with the buildings thereon situate in Waterville, Kennebec County, Maine and more particularly bounded and described as follows, to wit:

A certain lot or parcel of land situate in said Waterville, described as lot number twelve (12) on plan of Elmwood Vista, said plan made by Francis Armstrong, C.E. and recorded in Kennebec County Registry of Deeds to which further reference may be had.

Meaning and Intending to convey the same premises as conveyed to Robert W. Strout and Lucille B. Strout, as joint tenants, by warranty deed from George F. Huber and Lucille B. Huber dated September 9, 1954 and recorded in the Kennebec County Registry of Deeds in Book 975, Page 426. Robert W. Strout died testate on July 10, 1988 leaving Lucille B. Strout as the surviving joint tenant.

To have and to hold the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said LUCILLE B. STROUT, WILLIAM ALBERT STROUT, GERALD ROBERT STROUT, DANIEL WHITE STROUT, and TIMOTHY DAVID STROUT, as joint tenants and not as tenants in common, their heirs and assigns, to them and their use and behoof forever.

And I do covenant with the said Grantee(s), their heirs and assigns, that I are lawfully seized in fee of the premises; that they are free of all encumbrances; that I have good right to sell and convey to the said Grantee(s) to hold as aforesaid; and that I and my heirs, shall and will warrant and defend the same to the said LUCILLE B. STROUT, WILLIAM ALBERT STROUT, GERALD ROBERT STROUT, DANIEL WHITE STROUT, and TIMOTHY DAVID STROUT, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said Lucille B. Strout, relinquish and convey all rights by descent and all other rights in the above described premises, have hereunto set my hand and seal this 21 day of June, 1990.

Signed, Sealed and Delivered in presence of

Lucille B. Strout

STATE OF MAINE, County of Kennebec

JUNE 21____, 1990

Then personally appeared the above named Lucille B. Strout and acknowledged the foregoing instrument to be her free act and deed. Before me,

Notary Public/Attorney at Law

MARK J. NALE Maine Attorney At Law

RECEIVED KENNEGEC SS.

1990 JUN 28 Mil 9:00

71 ST. William Barrie Michael